

**REGULAR SESSION  
TIFT COUNTY BOARD OF COMMISSIONERS  
MONDAY, AUGUST 10, 2020 (6:00 PM)**

The scheduled Regular Session of the Tift County Board of Commissioners was called to order by Chairman Grady Thompson on Monday, August 10, 2020 at 6:00 pm in the First Floor Courtroom of the Charles Kent Administration Building. Members of the Commission present in addition to Chairman Thompson were Commissioners Paul Webb, Greg Wood, Donnie Hester and Stan Stalnaker. Commissioner Melissa Hughes was present via teleconference. Commissioner Fred "Buck" Rigdon was absent.

Due to social distancing recommendations during the COVID-19 pandemic, the meeting was also available via teleconference. Notice of this meeting was given to the Tifton Gazette (legal organ), WALB News, Fun Channel, Grapevine, posted on the County's Website and Facebook page and posted at the Charles Kent Administration Building. The notice contained direction and opportunity for any citizens desiring to attend the meeting by phone.

Commissioner Donnie Hester offered an invocation and Chairman Grady Thompson led in the Pledge of Allegiance to the United States Flag.

**PUBLIC COMMENTS**

There were no comments to report.

**APPOINTMENTS**

There were none to report.

**ITEMS TO BE ADDED TO THE AGENDA**

There were none to added.

**MINUTES**

Commissioner Greg Wood made a motion to approve the following minutes: (1) Workshop Session – July 7, 2020; (2) Executive Session – July 7, 2020; (3) Regular Session – July 13, 2020; (4) Called Session – July 20, 2020; and (5) Executive Session – July 20, 2020. Motion was seconded by Commissioner Paul Webb. Motion carried 6-0 with the Chairman voting.

**PUBLIC HEARINGS**

- A. **TC-ZA-20-02:** Petition is being made by LSP Properties, LLC, owners, and Mary Catherine Peek, agent, for rezoning of 5.5 acres of property located at 2454 Whiddon Mill Road – Tax Map 0031 Parcel 057. The current zoning is AG (Agriculture Use) and the requested zoning is RR1 (Rural Single Family Residential) which would allow for single family dwellings or HUD approved manufactured housing.

Development Support Services Director Chris Davis stated this rezoning would allow the owner to split the property and put a manufactured home on the newly created parcel. The property

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across from this parcel is zoned RR1. The Planning Commission met on July 9, 2020 to hear this request and recommends approval. There were no citizens present at the meeting to speak for or against the petition.

County Attorney Anthony Rowell asked the Board of Commissioners if any of them, personally, a family member or business relationship has any interest in the property to be considered for rezoning that needs to be declared so there will not be any conflict of interest. Mr. Rowell asked that the record reflect there were no affirmative responses.

Chairman Grady Thompson opened the public hearing.

Mary Catherine Peek, agent, spoke in favor of the application.

There being no further comments, Chairman Thompson closed the public hearing.

Commissioner Greg Wood made a motion to approve TC-ZA-20-02. Motion was seconded by Commissioner Paul Webb. Motion carried 6-0 with the Chairman voting.

- B. **TC-PUD-20-02:** Petition is being made by Chris Brooks, owner of Timberstone Investments, LLC, and Robert E. Moore, Jr., agent, for rezoning of 6.865 acres of land located at 2819 Rainwater Road – Tax Map 0045A Parcel 186. This would be an Urban Planned Development. The current zoning is R-12 (Medium Density Residential) and the requested zoning is MR (Multi Family Residential) which would allow for a mix of multifamily and single family residential dwellings.

Development Support Services Director Chris Davis stated that this property is located directly across from The Groves which is an apartment complex. The owner plans to build a gated community with small cottages and quadplexes in the rear. The Planning Commission met on July 9, 2020 to hear this request and recommends approval. There were several citizens who spoke in opposition of the request. The Department of Development Support Services has had several calls in opposition of the petition.

County Attorney Anthony Rowell asked the Board of Commissioners if any of them, personally, a family member or business relationship has any interest in the property to be considered for rezoning that needs to be declared so there will not be any conflict of interest. Mr. Rowell asked that the record reflect there were no affirmative responses.

Chairman Grady Thompson opened the public hearing.

Those speaking in favor were:

Chris Brooks, Owner  
Robert Moore, Agent

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Those speaking in opposition were:

Katie Burchell, 2415 Madison Drive  
Chris Burchell, 2415 Madison Drive, submitted copy of online petition  
Lorie Felton, 715 42<sup>nd</sup> Street  
Heather Cathcart, 2602 Kaycee Drive  
Donna Rocker, 2603 Rainwater Road  
Amanda Gabel, 2827 Rainwater Road  
Jerome Harvey, 2801 Rebecca Road  
Albert Culbreath, 2411 Madison Drive  
Don & Joann Sumner, 2811 Rainwater Road, via letter read by Albert Culbreath  
Leann Culbreath, 2411 Madison Drive  
Samantha Harvey, 2801 Rebecca Road  
David Rogers, 2801 Rebecca Road  
Dr. Rachel Price, 2415 Madison Drive  
Samantha Burchell, 2415 Madison Drive  
Joshua Rogers, 117 Pinewood Drive

There being no further comments, Chairman Thompson closed the public hearing.

Commissioner Greg Wood made a motion to approve TC-PUD-20-02. Motion seconded by Commissioner Paul Webb. Motion carried 5-1 with the Chairman voting and Commissioner Melissa Hughes voting against.

- C. **TC-DEAX-20-01:** Petition is being made by Duck, LLC, owner, and Steve Eagleton, agent, for deannexation of 2.77 acres of property located at 3302 US Highway 82 West which is known as Budget Car Sales – Tax Map 0047 Parcel 005.

Development Support Services Director Chris Davis stated that the applicant has provided all documentation required for this deannexation request. There will be no negative impact on the City or the County and would comply with the Tift County Unified Development Code. The applicant has provided the required resolution to be considered by the Board for adoption. The Planning Commission met on July 9, 2020 to hear this request. There were no citizens present who spoke for or against the petition. The Department of Development Support Services has fielded several calls from the City of Tifton requesting that the County refuse this request.

County Attorney Anthony Rowell asked the Board of Commissioners if any of them, personally, a family member or business relationship has any interest in the property to be considered for rezoning that needs to be declared so there will not be any conflict of interest. Mr. Rowell asked that the record reflect there were no affirmative responses.

Chairman Grady Thompson opened the public hearing.

Steve Eagleton, agent, spoke in favor of the application.

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There being no further comments, Chairman Thompson closed the public hearing.

Commissioner Donnie Hester made a motion to approve Resolution No. 2020-14, Acceptance of Deannexed Lands and Property Located at 3302 US Highway 82 West. Motion seconded by Commissioner Greg Wood. Motion carried 6-0 with the Chairman voting.

**CONSENT AGENDA:**

- A. Motion to Authorize the Chairman to Execute the ACCG-IRMA and ACCG-GSIWCF Safety Discount Verification Forms
- B. Motion to Approve Four (4) Year Lease Agreements with AMJ Leasing, LLC for Canon Copying Machines for Magistrate Court, Probate Court, Extension Office, Sheriff's Office, County Manager and Fire Rescue for a Total Annual Cost of \$13,512
- C. Motion to Approve Professional Services Agreement with Flint River Consulting to Prepare the Tift County Hazard Mitigation Plan Update for a Cost of \$36,000
- D. Motion to Approve a Service Agreement with Motorola Solutions for the Vestas Software Utilized on the E911 Phone System for a Cost of \$22,124.80 to be Paid from the E911 Fund
- F. Motion to Approve the Lease Renewal with State Properties Commission for the Department of Juvenile Justice located in the Charles Kent Administration Building for the Annual Lease Amount of \$23,250
- G. Motion to Approve the Lease Renewal with State Properties Commission for the Department of Driver Services located at 3057 Highway 41 South for the Annual Lease Amount of \$1.00
- H. Motion to Authorize the Chairman to Execute the Agreement with the State of Georgia for CARES Act Funding
- I. Motion to Approve Watkins & Associates, L.L.C. Contract for Engineering Services Addendum B for a Water System Study for a Cost of \$125,000 to be Paid from SPLOST VI
- J. Motion to Approve the Alcohol Beverage License Application Submitted by Radha J. Patel for a Retail Malt Beverage Package and Retail Wine Package License for Anjana Putra, LLC d/b/a Dixie Food Store located at 2330 Old Ocilla Road
- K. Motion to Approve the Alcohol Beverage License Application Submitted by Radha J. Patel for a Retail Malt Beverage Package and Retail Wine Package License for OM Radha, LLC d/b/a Dixie Food Store located at 5070 Highway 125 North

Commissioner Donnie Hester made a motion to approve the Consent Agenda as read by the County Manager. Motion was seconded by Commissioner Greg Wood. Motion carried 6-0 with the Chairman voting.

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**REGULAR AGENDA:**

- E. **Lease of Heavy Equipment for Public Works:** Public Works Director Jason Jordan stated that the following were the low bids received: Motorgrader 150-15 from Yancey CAT for \$29,707.59; Two (2) Motorgraders 140-15 from Yancey CAT for \$27,307.12 each; and Excavator from Flint Equipment for \$29,750. Commissioner Stan Stalnaker made a motion to accept the low bids. Motion seconded by Commissioner Paul Webb. Motion carried 6-0 with the Chairman voting.
- L. **Adoption of Tift Lift Transit System Drug & Alcohol Testing Policy:** County Clerk Miriam Jordan stated that a second substance abuse professional (Aspire Behavioral Health & Developmental Disability Services in Albany, GA) has been added to the policy. This makes the policy complete and adheres to the guidelines required by GDOT. Commissioner Greg Wood made a motion to approve the adoption of the Tift Lift Transit System Drug & Alcohol Testing Policy. Motion seconded by Commissioner Melissa Hughes. Motion carried 6-0 with the Chairman voting.
- M. **Appointment to the Tift County Board of Family and Children Services:** County Clerk Miriam Jordan stated that a request has been received from Annie Clark, Director of Tift County Family and Children Services, to reappoint Audrey Cromer to their board. The term would be for five (5) years.

Chairman Grady Thompson opened the floor for nominations. Commissioner Stan Stalnaker nominated Audrey Cromer. There being no further names brought forth, Chairman Thompson closed the nominations.

Commissioner Stan Stalnaker made a motion to reappoint Audrey Cromer to the Family and Children Services Board. Motion seconded by Commissioner Greg Wood. Motion carried 6-0 with the Chairman voting.

**COUNTY MANAGER'S COMMENTS:**

County Manager Jim Carter stated that an Executive Session is needed.

**COMMISSIONER'S COMMENTS:**

There were none to report.

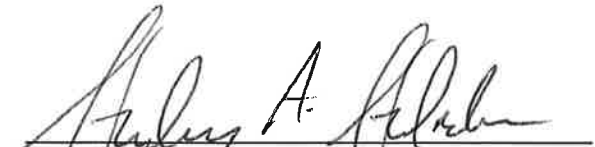
**EXECUTIVE SESSION:**


Commissioner Greg Wood made a motion to adjourn into Executive Session for discussion of pending litigation. Motion seconded by Commissioner Stan Stalnaker. Motion carried 6-0 with the Chairman voting.


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**ADJOURN:** There being no further discussion, Commissioner Greg Wood made a motion to adjourn the meeting. Motion was seconded by Commissioner Paul Webb. Motion carried 6-0 with the Chairman voting.

  
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Chairman Grady Thompson, District 7

  
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Commissioner Stan Stalaker, District 4

  
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Vice Chairman Donnie Hester, District 1

  
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Commissioner Fred "Buck" Rigdon, District 5

  
\_\_\_\_\_  
Commissioner Melissa Hughes, District 2

  
\_\_\_\_\_  
Commissioner Greg Wood, District 6

  
\_\_\_\_\_  
Commissioner Paul Webb, District 3

ATTEST:   
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September 14, 2020